

# OLIVER MANAGEMENT SERVICE, INC.

5713 GRAND AVENUE, SUITE B  
DULUTH, MN 55807  
(218) 628-0311 \* FAX (218) 624-2235

## SECURITY DEPOSIT AGREEMENT

This is not a rent receipt.

Date \_\_\_/\_\_\_/20\_\_\_

Received from \_\_\_\_\_ \$ \_\_\_\_\_  
(Full or partial payment)

As Security Deposit for \_\_\_\_\_ Apt. # \_\_\_\_\_

### Scheduled Payments, if applicable:

To complete my full obligation of the Security Deposit, I agree to make scheduled payments as follows:

<u>Amount of Payment</u>	<u>Due Date</u>	<u>Date Received</u>
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### Return of the security deposit is subject to the following provisions:

1. When a tenant ends a tenancy, he or she must abide by both the terms of the lease and by state law. Written notice to vacate must be received by us at least ONE full rental period before the last day of tenancy. This means the day before the last rent payment is due. (Example: Your notice must be dated and received on May 30 for a June 30 move out date.) Notice will not be accepted for any shorter period of time.
2. No damage to property beyond reasonable wear and tear.
3. Entire apartment, including but not limited to, range, exhaust fan, bathroom, closets, cabinets and refrigerator must be clean. Refrigerator must be defrosted.
4. No unpaid late charges or delinquent rents.
5. All apartment, security, garage, and mailbox keys are returned.
6. All debris, rubbish, and discards are place in proper disposal containers.
7. Forwarding address left in writing with management.

The security deposit will be returned, with interest, by check and mailed. You must provide a forwarding address.

Refunds cannot be picked up at the office.

The undersigned agrees that this security deposit may not be applied as rent, and that the full monthly rent will be paid on or before the first day of every month including the last month of occupancy.

\_\_\_\_\_  
Signature (Head of Household)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature (Co-Head of Household)

\_\_\_\_\_  
Date